



**DEVELOPMENT REVIEW BOARD
AGENDA**

Plaza del Sol Hearing Room, Basement, Plaza del Sol Building

May 14, 2008 9:00 AM

MEMBERS:

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Jack Cloud, AICP, DRB Chairman, Planning Department

Angela Gomez, Administrative Assistant

**Kristal Metro, P.E., Transportation Development
Brad Bingham, P.E., Hydrology/ Alternate City
Engineer**

**Roger Green, P.E., Albuquerque/ Bernalillo Co.WUA
Christina Sandoval, Parks/Municipal Development**

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

- 1. Project# 1000316**
08DRB-70186 MAJOR - 2YR
EXTENSION OF SUBDIVISION
IMPROVEMENTS

HUITT-ZOLLARS, INC., agent(s) for GSL PROPERTIES INC request(s) the above/ referenced action(s) for all or a portion of Tract(s) A-C, **COTTONWOOD SUBDIVISION**, zoned SU-1 FOR C2 & IP USES , and SU-1 FOR PRD., located on the north side of SEVEN BAR LOOP RD NW BETWEEN COORS BLVD NW AND COTTONWOOD DR NW containing approximately 16.11 acre(s). (B-16) **THE ONE YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENT AGREEMENT (SIA) WAS APPROVED.**
- 2. Project# 1002949**
08DRB-70182 MAJOR - 2YR
EXTENSION OF SUBDIVISION
IMPROVEMENTS

JAMES CRABTREE request(s) the above/ referenced action(s) for all or a portion of Lot(s) 1-A, B, C, D, & E, Block 10, **PETROGLYPH PARK**, zoned O-1, located on the east side of UNSER BLVD NW BETWEEN SANTO DOMINGO ST NW AND MOJAVE ST NW containing approximately 1 acre(s). (E-10) **THE ONE YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENT AGREEMENT (SIA) WAS APPROVED.**

3. **Project# 1002567**
08DRB-70184 VACATION OF PUBLIC EASEMENT
08DRB-70185 VACATION OF PRIVATE EASEMENT
08DRB-70215 PRELIMINARY/FINAL PLAT
- ADVANCED ENGINEERING AND CONSULTING, LLC agent(s) for STEVE KIRK request(s) the above/ referenced action(s) for a 34 foot Private Access and Drainage Easement, a 10 foot Public Utility Easement, and a 25 foot Public Water and Sewer Easement, all or a portion on Lot(s) 1-11, **HACIENDA DE LOIS**, zoned R-2, located on the west side of 12TH ST NW BETWEEN MENAUL BLVD NW AND LA POBLANA RD NW containing approximately 0.8544 acre(s). (H-13) **THE VACATION OF PUBLIC EASEMENT WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-14-7-2(A) (1) AND (B) (1)(3) OF THE SUBDIVISION ORDINANCE. THE VACATION OF PRIVATE EASEMENT WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-14-7-2(A) (1) AND (B) (1)(3) OF THE SUBDIVISION ORDINANCE. THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 15 DAY APPEAL PERIOD AND TO RECORD.**
4. **Project# 1006822**
08DRB-70146 VACATION OF PUBLIC RIGHT-OF-WAY
08DRB-70147 MINOR - PRELIMINARY/FINAL PLAT APPROVAL
- SURVEYS SOUTHWEST LTD agent(s) for 2000 GOLD AVE LLC PHILLIP RABY PRINCIPAL request(s) the above action(s) for all or a portion of Lot(s) 1&2, Block(s) 76, **TERRACE ADDITION, TOGETHER WITH VACATED PORTIONS OF TERRACE ST GOLD AV & BUENA VISTA DR**, zoned SU-2 / PR, located on GOLD AV SE BETWEEN TERRACE ST SE AND BUENA VISTA DR SE containing approximately 0.411 acre(s). (R-15) *[Deferred from 4/16/08 & 4/30/08]*. **DEFERRED TO 5/21/08 AT THE AGENT'S REQUEST.**
5. **Project# 1005540**
08DRB-70187 VACATION OF PUBLIC EASEMENT
08DRB-70188 MAJOR - PRELIMINARY PLAT APPROVAL
08DRB-70189 - TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION
- WILSON & COMPANY agent(s) for LEGACY SUSTAINABLE DEVELOPMENT, INC. request(s) the above action(s) for all or a portion of Tract(s) D & E, **LA CUENTISTA SUBDIVISION**, zoned SU-2 (VOLCANO HEIGHTS SECTOR PLAN), located on the east side of KIMMICK DR NW BETWEEN FIRE THORN LN NW AND ROSA PARKS RD NW containing approximately 91.037 acre(s). (C-11, D-11) **DEFERRED TO 5/21/08 AT THE AGENT'S REQUEST.**

6. **Project# 1004354**
08DRB-70048 SITE DEVELOPMENT
PLAN FOR BUILDING PERMIT

TIERRA WEST LLC agent(s) for MCDONALD'S CORPORATION request(s) the above action(s) for all or a portion of Lot 2, **KRANIA ADDITION**, zoned SU-2 PCA, located on the SE corner of 98TH ST NW AND VOLCANO RD NW containing approximately 1.1172 acre(s). (K-9) *[Deferred from 2/20/08, 3/5/08, 3/12/08, 3/19/08, 3/26/08 & 4/2/08, 4/16/08 & 5/7/08]*.
THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING FOR 15 DAY APPEAL PERIOD.

7. **Project# 1006833**
07DRB-70255 MAJOR - SDP FOR
BUILDING PERMIT

GEORGE RAINHART ARCHITECTS agent(s) for WEBER AND COMPANY request(s) the above action(s) for all or a portion of Tract(s) S2A2, S2A1 & S1A, **ATRISCO BUSINESS ADDITION (to be known as UNSER TOWNE CROSSING)**, zoned IP, located on LOS VOLCANES NW BETWEEN UNSER BLVD NW AND GALATIN NW containing approximately 53 acre(s). (J-9 & J-10) *[Deferred from 10/10/07, 11/14/07, 12/12/07, 1/30/08, 2/27/08, 3/26/08 & 4/9/08, 4/16/08 & 4/30/08]*

THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO CITY ENGINEER FOR SIA, AND TO PLANNING FOR ZONING LETTER REFERENCING SIGNS, VERIFICATION OF ARTICULATION CALCULATION, AND TO SHOW PHASING ON THE SITE PLAN, AND 3 COPIES OF THE APPROVED SITE PLAN.

8. **Project # 1005070**
06DRB-01154 MAJOR-PRELIMINARY
PLAT APPROVAL
06DRB-01156 MINOR-SIDEWALK
WAIVER
06DRB-01155 MINOR-TEMP DEFER
SDWK

SURV-TEK INC & WILSON & COMPANY agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 8, **THE TRAILS, UNIT 2 (to be known as TAOS @ THE TRAILS, UNIT 2)** zoned SU-2-SRLL, located on WOODMONT AVE NW, between UNIVERSE BLVD NW and RAINBOW BLVD NW containing approximately 9 acre(s). (C-9) *[Deferred from 9/6/06, 9/13/06, 9/27/06, 10/11/06, 10/25/06, 11/29/06, 12/20/06, 1/24/07, 4/18/07, 6/20/07, 7/18/07, 08/22/07 & 09/05/07 & 09/26/07, 10/17/08 & 4/16/08]*. **DEFERRED TO 7/16/08 AT THE AGENT'S REQUEST.**

9. **Project# 1006516**
07DRB-70030 BULK LAND VARIANCE
07DRB-70031 MAJOR - PRELIMINARY
PLAT APPROVAL
07DRB-70032 MINOR - TEMP DEFR
SWDK CONST
07DRB-70033 SIDEWALK WAIVER
07DRB-70034 VACATION OF PUBLIC
EASEMENT
07DRB-70085 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- BOHANNAN HUSTON INC agent(s) for MESA DEL SOL, LLC request(s) the above action(s) for all or a portion of Tract(s) PORTION OF TRACT 4A, **MESA DEL SOL**, zoned SU-2/PC, located on UNIVERSITY BLVD. SE BETWEEN SOLAR MESA AVE. SE AND BOBBY FOSTER SE containing approximately 114.7792 acre(s). (R15, R16, S15, AND S16) [Deferred from 6/27/07, 7/25/07, 7/22/07, 8/22/07 & 9/26/07, 1/30/08, 3/5/08 & 4/9/08] **DEFERRED TO 5/28/08 AT THE AGENT'S REQUEST.**

**SITE DEVELOPMENT PLANS (EPC FINAL SIGN-OFF) AMENDED PLANS AND
MASTER DEVELOPMENT PLANS (CITY COUNCIL FINAL SIGN-OFF)**

10. **Project# 1003125**
08DRB-70183 MINOR - SDP FOR
BUILDING PERMIT
- MOLZEN-CORBIN & ASSOCIATES agent(s) for TRI MOTOR LLC request(s) the above action(s) for all or a portion of Tract(s) S-1, **AEROSPACE TECHNOLOGY PARK IN DOUBLE EAGLE II AIRPORT**, zoned SU-1 FOR AIRPORT & REL FAC, located on AEROSPACE PARKWAYNW BETWEEN SHOOTING RANGE PARK RD NW AND AREOSPACE PARKWAY NW containing approximately 2 acre(s). (G-6) [Deferred from 4/30/08 & 5/7/08] **DEFERRED TO 5/21/08 AT THE AGENT'S REQUEST.**

MINOR PLATS, FINAL (MAJOR) PLATS, AMENDED PLATS AND PLANS

11. **Project# 1006767**
08DRB-70214 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- MULLEN HELLER ARCHITECTURE agent(s) for CHAPARRAL ELECTRIC request(s) the above action(s) for all or a portion of Lot(s) B, 1 & 2 (TBK 1-A), Block(s) 2, **HILLS ACRES**, zoned S-ML, located on 6TH ST NW BETWEEN MCKNIGHT AVE NW AND BEZEMEK NW containing approximately .63 acre(s). (M-14) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AMAFCA SIGNATURE.**

12. **Project# 1007083**
08DRB-70206 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- JACKS HIGH COUNTRY INC agent(s) for JOSEPH E SAMORA JR request(s) the above action(s) for all or a portion of Lot(s) 16-A, 17-A, 18-A, AND NORTH 1/2 OF 19-A, **JM MOORE REALTY COMPANY'S ADDITION NO.1**, zoned R-1, located on 8TH ST NW BETWEEN MOUNTAIN NW AND SUMMER NW containing approximately .3001 acre(s). (J-14) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AMAFCA SIGNATURE, 15' PRIVATE WATER AND SANITARY SEWER DRAINAGE AND UTILITY EASEMENT, AMAFCA SIGNATURE, AND A COPY OF THE RECORDED PLAT FOR PLANNING.**
13. **Project# 1007275**
08DRB-70213 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- CARTESIAN SURVEYS INC agent(s) for US POST OFFICE request(s) the above action(s) for all or a portion of Lot(s) 1-3, Block(s) A, Tract(s) A & B, 16-95A2, 202A & 203 A, **KW PHILLIPS ADDITION, SLADE-OLSON**, zoned SU-2 MH, located on LOMAS BLVD NE BETWEEN BROADWAY BLVD NE AND A.T. & S.F. RAILROAD containing approximately 6.0643 acre(s). (J-14)**INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**
14. **Project# 1007214**
08DRB-70169 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- SURVEYS SOUTHWEST LTD agent(s) for KENDALL SYKES C/O: TERRY SYKES request(s) the above action(s) for all or a portion of Lot(s) L-4, **COLES INDUSTRIAL SUBD., #2** zoned M-1, located on STANFORD DR NE BETWEEN CANDELARIA RD NE AND VASSAR NE containing approximately 0.267 acre(s). (H-16) *[Deferred from 4/16/08 & 4/30/08]*. **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**
15. **Project# 1007271**
08DRB-70211 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- HARRIS SURVEYING INC agent(s) for ISIDOR GALLEGOS request(s) the above action(s) for all or a portion of Lot(s) 7 & NORTH 1/2 OF 8, **HUBBELL HEIGHTS**, zoned R-1, located on 65TH ST SW BETWEEN CENTRAL AVE SW AND CHURCHILL RD SW containing approximately 0.3185 acre(s). (K-11) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR NET LOT AREA, PRIVATE EASMENT FOR WATER AND SEWER AND DRAINAGE, AMAFCA SIGNATURE, AND MAINTENANCE AND BENEFICIARY.**

NO ACTION IS TAKEN ON THESE CASES:
APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

- 16. Project# 1007270**
08DRB-70210 SKETCH PLAT REVIEW
AND COMMENT

HARRIS SURVEYING, INC agent(s) for CRIS JAFFA request(s) the above action(s) for all or a portion of Lot(s) 1-A, **TRACT 22-B, M.R.G.C.D MAP 33, LOTS 17, 18, & 27,** zoned M-1, located on 2ND ST NW BETWEEN LAS HERMANAS ST NW AND CARLTON ST NW containing approximately 6.7219 acre(s). (G-15) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS GIVEN.**

- 17.** Approval of the Development Review Board Minutes for February 27, 2008.

Other Matters: None

ADJOURNED: 10:25